

**MINUTES OF THE REGULAR MEETING
OF THE LA SALLE CITY COUNCIL
December 27, 2021**

A regular meeting of the La Salle City Council of La Salle, Illinois was held Monday, December 27, at 6:30 p.m. with Mayor Jeff Grove presiding with proper notices being duly and continuously posted.

The meeting was called to order at 6:30 p.m.

PLEDGE OF ALLEGIANCE

Mayor Grove wished everyone a Merry Christmas and a Happy New Year.

ROLL CALL

Present - Mayor Jeff Grove, Aldermen Bacidore, Reynolds, Lavieri, Jeppson, Herndon, Crane

Absent: Alderman Ptak, Alderman Demes

Others Present: Deputy Clerk Brent Bader, Economic Development Director Leah Inman, Superintendent of Public Works Patrick Watson, Finance Director John Duncan, Fire Chief Jerry Janick, City Engineer Brian Brown, City Attorney Jim McPhedran.

Moved by Alderman Lavieri and seconded by Alderman Jeppson to allow Alderman Ptak and Alderman Demes to participate remotely.

Voice vote, all ayes. Motion carried.

ROLL CALL

Present - Mayor Jeff Grove, Aldermen Bacidore, Reynolds, Lavieri, Jeppson, Herndon, Crane

Present Remotely: Alderman Ptak, Alderman Demes

Others Present: Deputy Clerk Brent Bader, Economic Development Director Leah Inman, Superintendent of Public Works Patrick Watson, Finance Director John Duncan, Fire Chief Jerry Janick, City Engineer Brian Brown, City Attorney Jim McPhedran.

APPROVAL OF MINUTES

Moved by Alderman Demes and seconded by Alderman Reynolds to accept and place on file the Minutes of the Regular Meeting of the City Council held December 13, 2021. Each and every alderman has a copy.

Voice vote, all ayes. Motion carried.

PUBLIC HEARING

Moved by Alderman Lavieri and seconded by Alderman Reynolds to open and approve the notice of the Public Hearing Pursuant to Law, including, but not limited to, 65 ILCS 5/11-76.2-1,2,3 and 4 for the purpose of considering and taking potential action on amongst other things an exchange of real estate and related matters as between the City of LaSalle and Christopher Miller and Christopher Klug, as their interests may appear and wherein as part of the entire process, the City is also expected to receive certain premises from LaSalle Elementary School District #122 as part of an entire process regarding potential settlement and resolution of two LaSalle County Circuit Court cases having captioned numbers of 2018MR000108 and 2020MR000105. Each and every alderman has a copy.

ROLL CALL

AYE : Aldermen Demes, Bacidore, Ptak, Reynolds, Lavieri, Jeppson, Herndon, Crane

NAY: None **Absent:** None **Abstain:** None

MOTION CARRIED: 8-0

Attorney McPhedran stated that the record of the public hearing indicate what the purpose of the hearing is. The exchange of the public hearing is part of the resolution of the overall process of two LaSalle County Circuit Court cases having captioned numbers of 2018MR000108 and 2020MR000105, within the City of LaSalle. Attorney McPhedran stated that with the conclusion of the resolution it is believed to be a "win, win" for both parties involved, including the school district, the city, the owners and the public. Part of the understanding, if approved, will result in a public way being constructed and adjacent to Lincoln School, of LaSalle Elementary School District. Attorney McPhedran referred to the plat that Deputy Clerk Bader was able to display for the council. All legals are stated in the public hearing. From the result, there will be a new public way, between Lincoln School and along premises known as Lincoln Court. This was part of the dispute over whether this was a public way or private drive. This dispute will be resolved as part of this process. In regard to this process, the city will be receiving parcels 3 and 4, as indicated on the plat. Parcel 3 from Miller/Klug and 4 from the school district. Miller/Klug will receive parcels 1 and 2. Completion of the new public way will result in ways of ingress/egress for the school district. Constructed by the city, with \$10,000 being paid for by the school district, if the agreement is approved. Also in the agreement will include a fence to be allowed up to 12ft. to be constructed on the Miller/Klug premise, with \$10,000 paid to Miller/Klug to go toward the construction of the fence. All the terms are set forth in the settlement agreement. Attorney McPhedran stated this is hoped to be a win, win for all involved. He has spoken with the Mayor and each property owner over numerous occasions. He has addressed any and all questions throughout this process. Alderman Lavieri stated that he and Alderman Jeppson have been involved in this since the beginning. Attorney McPhederan stated that there has been extensive negotiations between the teams representing all that are involved in this process. He stated that the owners have already signed and its however subject and understood that there had to be a transparent process. The school district will have to approve at a public meeting as well. The school has stated that their meeting will take place at their next board meeting which will be January 18th. The school district has separate independent counsel because their normal counsel has a conflict. The school's counsel has indicated that there will be reasonable expectation that the school district will approve of this, but always subject to change.

Moved by Alderman Reynolds and seconded by Alderman Lavieri to close the public meeting.

ROLL CALL

AYE : Aldermen Demes, Bacidore, Ptak, Reynolds, Lavieri, Jeppson, Herndon, Crane

NAY: None **Absent:** None **Abstain:** None

MOTION CARRIED: 8-0

Attorney McPhedran did state that the School District will have to approve in a public meeting.

COMMUNICATIONS

Moved by Alderman Lavieri and seconded by Alderman Crane to accept and approve Illinois Department of Revenue report showing sales tax collected for September 2021 of \$88,821.55 and Home Rule Sales Tax of \$79,420.28 for a total of \$168,241.83.

Voice vote, all ayes. Motion carried.

NEW BUSINESS

Fire Chief Janick stated that Ron Data will be retiring February 20, 2022 with 31+years of service.

Moved by Alderman Herndon and seconded by Alderman Crane to approve the request from Fire Chief Janick to hire a candidate for the position of Firefighter from the Firefighter Eligibility list per the recommendation of the Police and Fire Commissioners for the City of LaSalle.

ROLL CALL

AYE : Aldermen Demes, Bacidore, Ptak, Reynolds, Lavieri, Jeppson, Herndon, Crane
NAY: None **Absent:** None **Abstain:** None
MOTION CARRIED: 8-0

Alderman Bacidore asked if a city truck and backhoe should have been used to remove a tree for a private business. Mayor stated that the dump truck was placed at Hegeler after the last storm for residents to drop their branches or twigs, due to the drop off area being shut down. Mayor stated that he noticed that the tree was down for a 1 week and a half at least at the KFC business. Mayor did state that he did give the direction to the city workers to haul the tree away. Alderman Bacidore is upset because other residents need to haul their trees and branches to the curb or to the Hegeler Park dump truck. Alderman Bacidore asked if KFC did pay the city anything for this labor. Mayor stated that they did not. Alderman Bacidore also questioned if he could call for a dump truck and backhoe if he had a tree down in the future. Mayor Grove stated that it could be possible if it were a wind storm like the previous. Mayor continued to explain to the Council that this particular business is in the main entryway of LaSalle. The city does a good job taking care of the City's curb appeal. Mayor understands that the city has had their struggle with KFC. Chief Smudzinski did state that a \$400 fine, given by Building Inspector Bacidore, was entered recently from KFC. Alderman Bacidore questioned if the city should be charging them. Mayor asked for direction from the council in regards to how to handle any further situations when something looks like it could use some attention. He plans on continuing to make mention to the city workers when something is an eye sore and needs attention. Mayor continued to state that his responsibility as mayor is to cover the city and make sure the city is looking good. The city is working very hard towards issues with KFC and it is starting to pay off and they are being responsive.

Alderman Crane hopes that KFC appreciates the city helping them out and maybe their generosity will be paid off next year with Officer Santa.

Alderman Crane then asked if the dump truck at Hegeler was utilized. Mayor stated that the dump truck was full. He agreed that the truck was located at a great location and easy access. The City Council agreed that this could be something that could be set up again if need be. The council also discussed that if residents were unable to place their debris in the truck or dumpster, then it would be ok to set debris next to and city workers would make sure that they were loaded in properly.

ORDINANCES/RESOLUTIONS

Alderman Lavieri stated that the following ordinance abatements were guaranteed by property tax. They will be getting paid for by other sources in the revenue. Alderman Lavieri wanted taxpayers of LaSalle to know that the council is keeping their promise that they will not be paid out of property tax revenue.

Moved by Alderman Lavieri and seconded by Alderman Reynolds to approve the resolution abating principal and interest on \$695,000 Taxable General Obligation Bonds, Series 2010 (Recovery Zone Economic Development Bonds), of the City of LaSalle, LaSalle County, Illinois for the tax levy 2021.

ROLL CALL

AYE : Aldermen Demes, Bacidore, Ptak, Reynolds, Lavieri, Jeppson, Herndon, Crane
NAY: None **Absent:** None **Abstain:** None
MOTION CARRIED: 8-0

Attorney McPhederan stated about what Alderman Lavieri mentioned above in regards to each of the resolutions, that if the city council did not have any of these abatements, the tax would automatically go onto the tax rolls of the public. The council is keeping an informal promise to the city that was made years ago. This pertains to each of these abatement orders.

Moved by Alderman Reynolds and seconded by Alderman Lavieri to approve and accept the resolution abating principal and interest on \$1,000,000.00 General Obligation Bonds, Series 2012A, of the City of LaSalle, LaSalle County, Illinois for the tax levy year 2021.

ROLL CALL

AYE : Aldermen Demes, Bacidore, Ptak, Reynolds, Lavieri, Jeppson, Herndon, Crane

NAY: None **Absent:** None **Abstain:** None

MOTION CARRIED: 8-0

Moved by Alderman Reynolds and seconded by Alderman Herndon to approve and accept the Resolution abating principal and interest on \$1,875,000.00 General Obligation Bonds, Series 2010B, of the City of LaSalle, LaSalle County, Illinois for the tax levy year 2021. Each and every alderman has a copy.

ROLL CALL

AYE : Aldermen Demes, Bacidore, Ptak, Reynolds, Lavieri, Jeppson, Herndon, Crane

NAY: None **Absent:** None **Abstain:** None

MOTION CARRIED: 8-0

Alderman Herndon would also like to reiterate what Alderman Lavieri had mentioned. The City and the Finance Director have done a fine job keeping the bonds away from the taxpayers. These 3 bonds will be paid off in the next 3 years. The city will only have a few more bonds after 2023. In 2009-2011, the city had an enormous amount of bonds. The city has paid off approx. 11 loans in the last 10 years. The city is doing a great job retiring the debt and not taking on any more debt. The city is now down to three line items left on the bond report.

Moved by Alderman Lavieri and seconded by Alderman Jeppson to approve and accept the ordinance authorizing the execution of a tax increment financing (TIF) district redevelopment agreement between the city of LaSalle, LaSalle, County, Illinois and Viakable Manufacturing, LLC. Each and every alderman has a copy.

ROLL CALL

AYE : Aldermen Demes, Bacidore, Ptak, Reynolds, Lavieri, Jeppson, Herndon, Crane

NAY: None **Absent:** None **Abstain:** None

MOTION CARRIED: 8-0

Mayor wanted to show his appreciation to Economic Development Director Inman on this TIF and this process. Viakable is the old Sundstrand building. Work is being done there and also in the community TIF area. Mayor also thanked Viakable for their dedication to the city.

Moved by Alderman Jeppson and seconded by Alderman Lavieri to accept and approve the ordinance authorizing and approving settlement agreement, including, but not limited to, exchange of real estate, variance from Fence Ordinance, Intergovernmental Agreement with LaSalle Elementary School District #122, and related matters. (City of LaSalle, Christopher Miller, Christopher Klug, LaSalle Elementary School District #122). Each and every alderman has a copy.

Attorney McPhederan stated that this vote requires a supermajority of the votes 7/9 to pass.

ROLL CALL

AYE : Aldermen Demes, Bacidore, Ptak, Reynolds, Lavieri, Jeppson, Herndon, Crane, Mayor Grove

NAY: None **Absent:** None **Abstain:** None

MOTION CARRIED: 9-0

Attorney McPhederan stated that the ordinance contains all the findings required by statute in regards to such matters in presence of the transparent process that took place in regards to the public hearing in which there were no questions by the members of the public.

COMMENTS

Mayor Grove wanted to discuss the 2022 Road Program. The list present is a compilation of roads in the past. Engineer Brown will come back with potential costs and then have discussion with council members on what can and will be done. Bulk of the roads listed will fall under the Motor Fuel Tax. A few of the roads listed will be able to use TIF money, Chartres (from 24th to Raccuglia) and 1st St (from Bucklin to 101 club). Alderman Crane stated how the 1st St project should be concrete due to it being a designated truck route. Engineer Brown stated that the 1st St project would then need to be an expanded, staged project and not just under the Road Program. Engineer Brown also mentioned how federal funds could be used for Chartres St. also.

Mayor Grove announced that the first public works building meeting will be Wed. January 5th, 6:00pm., at the New Public Works Building, on St. Vincent's across from the cemetery.

Alderman Bacidore asked Mayor Grove if there was a work order for the KFC tree removal. Mayor stated that he called Superintendent Watson directly to take care of it.

Mayor Grove wanted to congratulate and recognize Leonard Keenan on their 60-year Wedding Anniversary.

APPROVAL OF BILLS

Moved by Alderman Lavieri and seconded by Alderman Crane to accept, pay, and place on file bills for December 13, 2021 with Total Submitted: \$429,045.71 (Total Payroll \$171,350.16, Bills to be paid \$52,421.72, Total Bills Paid \$205,273.83). Each and every alderman has a copy.

ROLL CALL

AYE: Aldermen Demes, Bacidore, Ptak, Reynolds, Lavieri, Jeppson, Herndon, Crane

NAY: None **Absent:** None **Abstain:** None

MOTION CARRIED: 8-0

Moved by Alderman Reynolds and seconded by Alderman Crane to adjourn the meeting.
Voice vote, all ayes. Motion is carried.

ADJOURNED 7:04 pm

A handwritten signature in black ink that reads "Amy Quinn". The signature is written in a cursive, flowing style.

Amy Quinn, City Clerk